

1                                   **CITY COUNCIL OF THE CITY OF ANNAPOLIS**

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3                                   **ORDINANCE NO. O-34-04Revised**

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5                                   **Introduced by Mayor Moyer**  
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8                   **AN ORDINANCE** concerning  
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10                                   **Zoning of Annexed Land - Bowen Property**  
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12       **FOR** the purpose of establishing a zoning classification of R1-B **R1-A**, Single-Family  
13       Residence District and a Critical Area Zoning classification of Resource  
14       Conservation Area (RCA) for certain property which is owned by Orville L. Bowen  
15       and Dorothy K. Bowen, and which is located to the south of Aris T. Allen Boulevard;  
16       and all matters relating to said zoning map amendment.  
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20       **WHEREAS**, the Annapolis City Council has received the application filed by Orville L.  
21       Bowen and Dorothy K. Bowen, owners of the property, and Aris Allen  
22       Boulevard, LLC, contract purchaser of said property, pursuant to Section  
23       21.08.060 of the Annapolis City Code to designate a zoning district  
24       classification of R1-B **R1-A**, Single-Family Residence District and a Critical  
25       Area Zoning classification of Resource Conservation Area (RCA) for property  
26       located to the south of Aris T. Allen Boulevard; and  
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28       **WHEREAS**, the Annapolis City Council heard and received the report and  
29       recommendations of the Department of Planning and Zoning and the  
30       Planning Commission of the City of Annapolis upon said application on  
31       **March 23, 2005** and  
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33       **WHEREAS**, the Annapolis City Council conducted a public hearing in conjunction with the  
34       application on **March 23, 2005**; and  
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36       **WHEREAS**, having considered the application, testimony and evidence presented, and  
37       the report and recommendations of the Planning Commission and the  
38       Department of Planning and Zoning, and having weighed the evidence and  
39       judged the credibility of witnesses appearing before it, the City Council makes  
40       the following findings of fact:  
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42                                   **FINDINGS**  
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44       1.       In conformance with the laws of the State of Maryland and the City of Annapolis, the  
45       Bowen Property was annexed to the City by R-23-04 adopted on April 11, 2005, and

effective , 2004 The site is designated as suitable for low density residential uses under the Annapolis Neck Small Area Plan, adopted March 17, 2003 by the Anne Arundel County Council by Bill No. 83-02; and

2. Reclassification of the Bowen Property from Anne Arundel County Zoning classifications R2 - Residential District and OS - Open Space District to City of Annapolis Zoning District, ~~R1-B~~ **R1-A**, Single-Family Residence District, is in conformance with the 1998 Annapolis Comprehensive Plan, surrounding land uses and zoning districts. The City's Department of Planning and Zoning and the Planning Commission, have recommended the designation of R1-B, Single-Family Residence District as being in the public interest.

**SECTION I: BE IT ESTABLISHED AND ORDAINED BY THE ANNAPOLIS CITY COUNCIL** that the application by Orville L. Bowen, Dorothy K. Bowen, and Aris Allen Boulevard, LLC to designate a zoning classification of ~~R1-B~~ **R1-A**, Single-Family Residence District for the property located to the south of Aris T. Allen Boulevard earlier annexed, be approved and hereby granted, subject to all the requirements of Chapter 21 of the Code of the City of Annapolis.

**SECTION II: AND BE IT FURTHER ESTABLISHED AND ORDAINED BY THE ANNAPOLIS CITY COUNCIL** that the ~~R1-B~~ **R1-A**, Single-Family Residence District boundary lines for the property annexed to the City, as shown in four C. D. Meekins & Associates, Inc., maps for Tax Map 51, Parcels 163 and 335 entitled: Topographic Map Showing Existing Zoning Classifications, Topographic Map Showing Proposed Zoning Classifications, Portion of Tax Map Showing Existing Zoning Classifications, and Portion of Tax Map Showing Proposed Zoning Classifications. Copies of these maps are attached hereto and incorporated herein by reference. True copies of the Zoning Maps as adopted by this ordinance shall be maintained permanently in the Department of Planning and Zoning.

**SECTION III: AND BE IT FURTHER ESTABLISHED AND ORDAINED BY THE ANNAPOLIS CITY COUNCIL** that this ordinance shall take effect on May 25, 2005<http://198.187.128.12/maryland/lpext.dll?f=templates&fn=fs-main.htm&2.0>.

**ADOPTED** this 11<sup>th</sup> day of April, 2005.

**ATTEST:**

**THE ANNAPOLIS CITY COUNCIL**

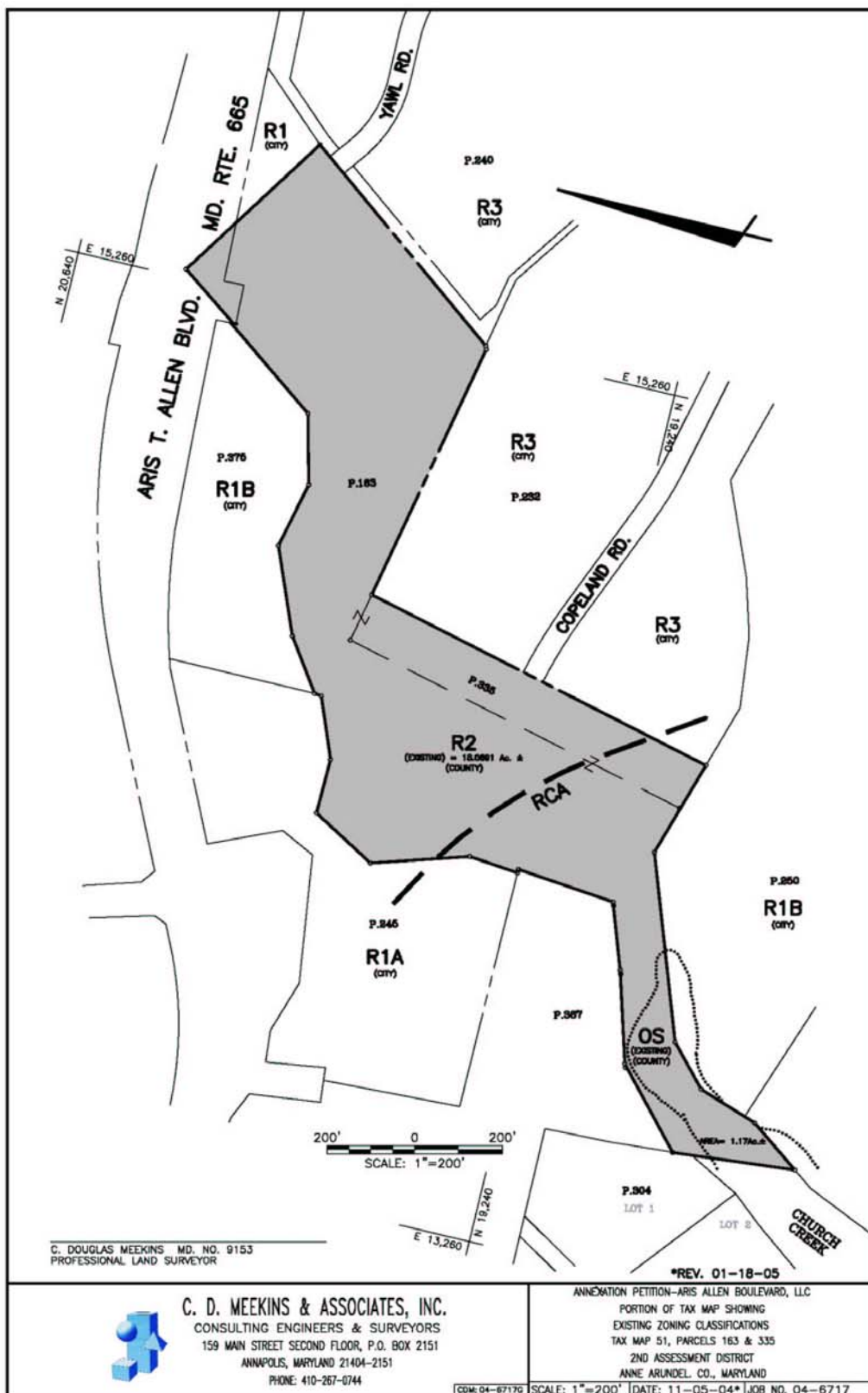
**BY:** \_\_\_\_\_  
**ELLEN O. MOYER, MAYOR**

\_\_\_\_\_  
**Deborah Heinbuch, MMC**  
**City Clerk**

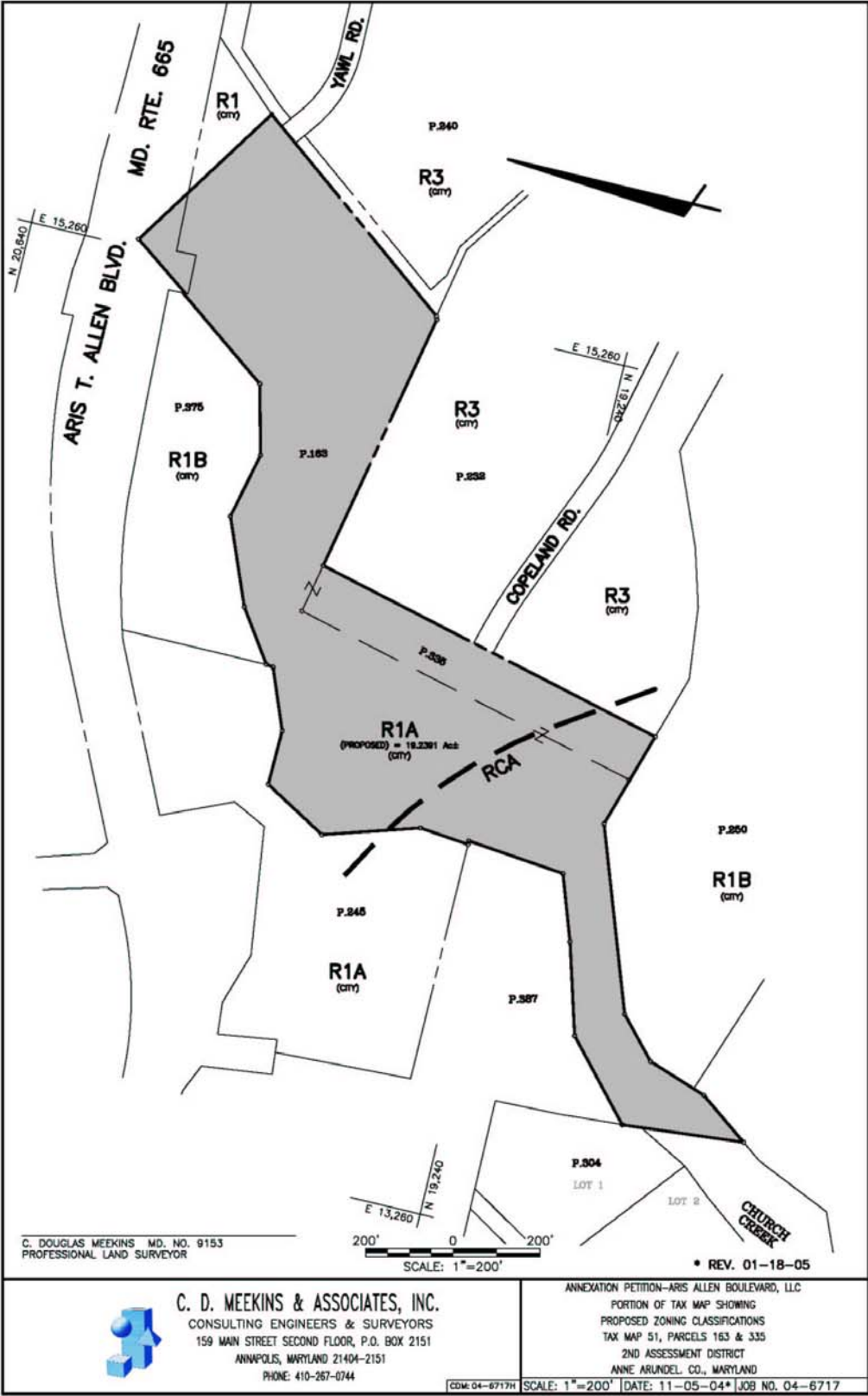
**EXPLANATION:**

Redlining indicates matter added to existing law.  
~~Strike Out indicates matter deleted from existing law.~~  
Underlining indicates amendments.

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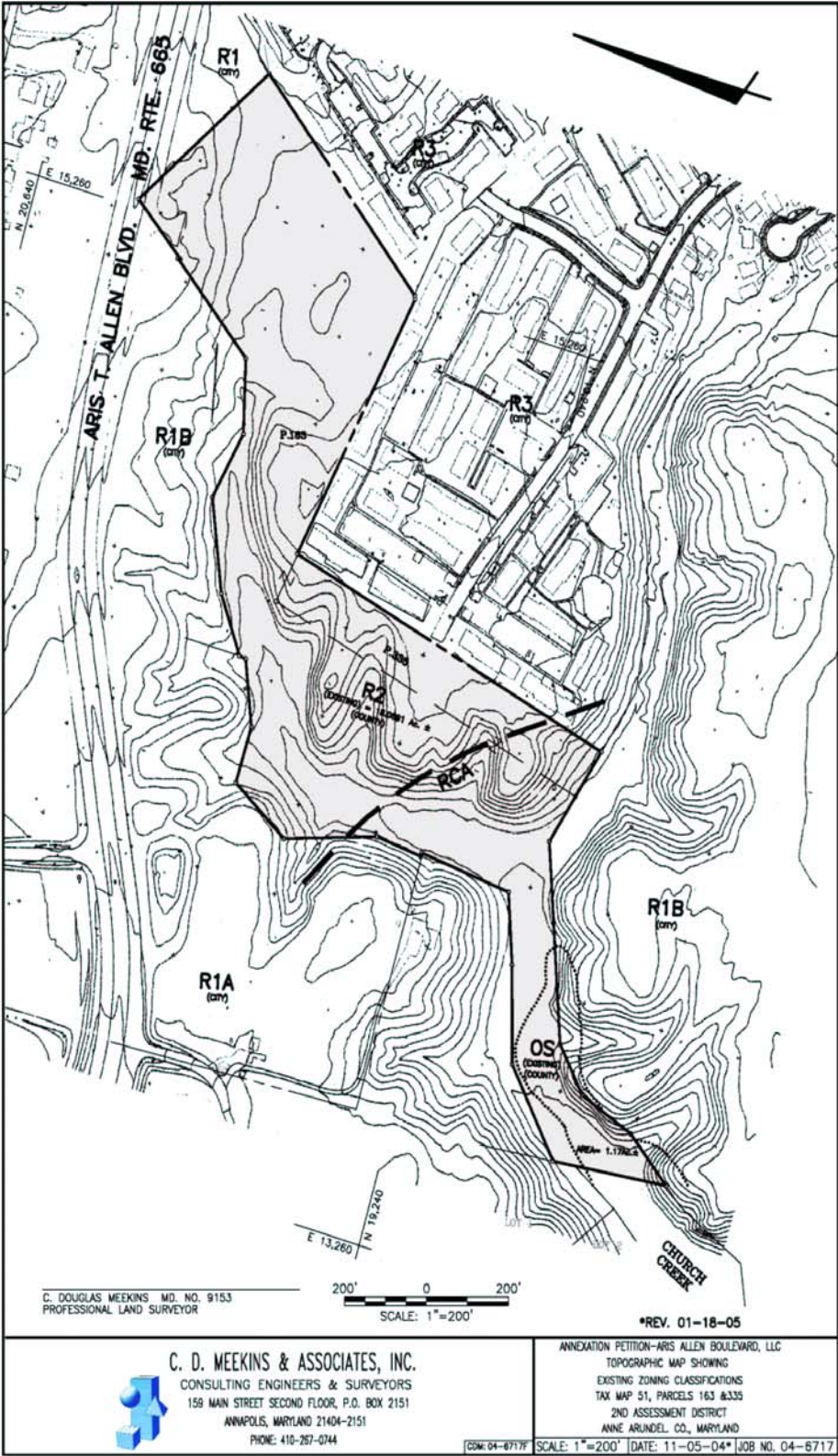


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